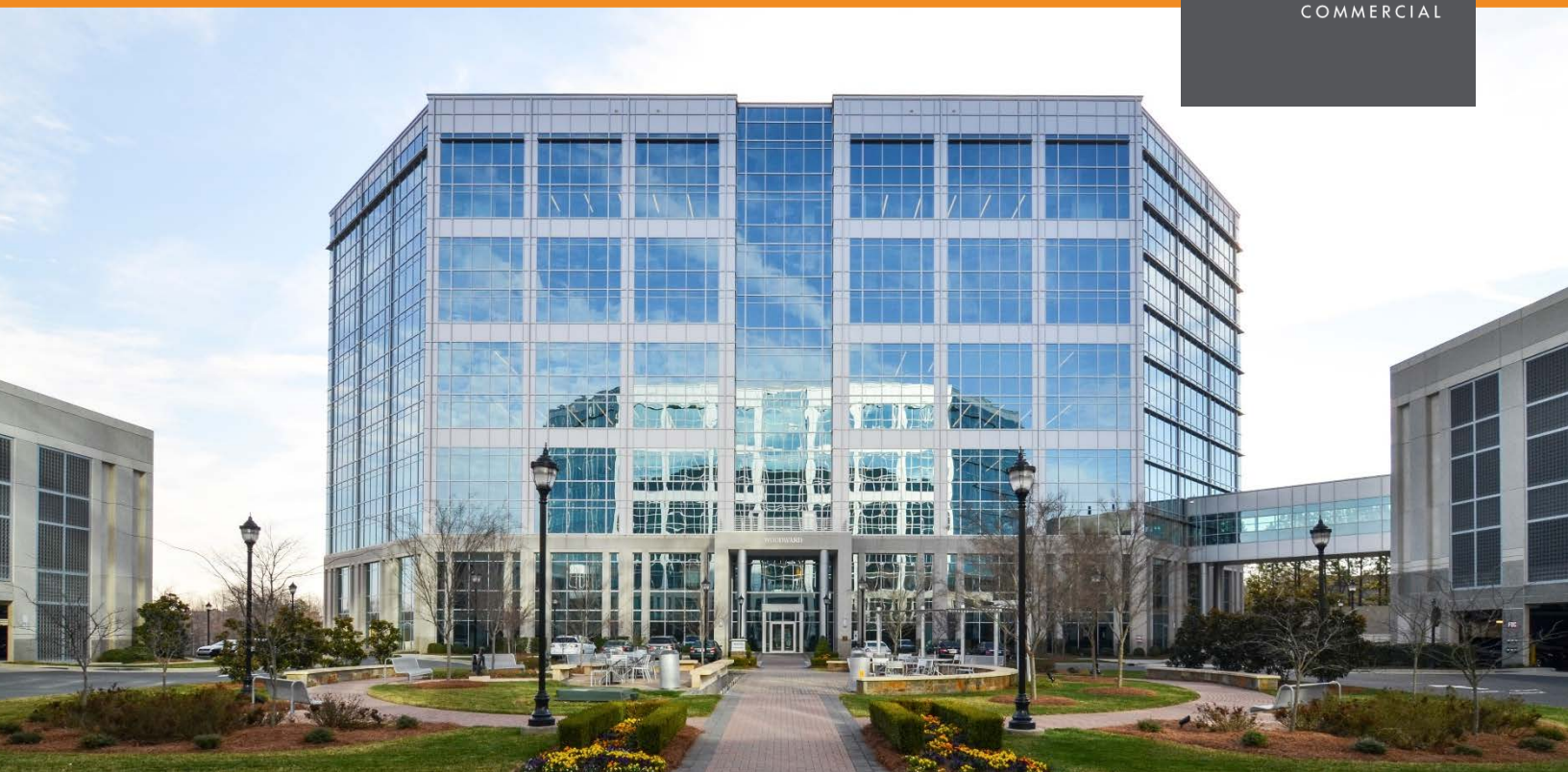


WOODWARD BUILDING

11215 NORTH COMMUNITY HOUSE ROAD, CHARLOTTE, NC 28277

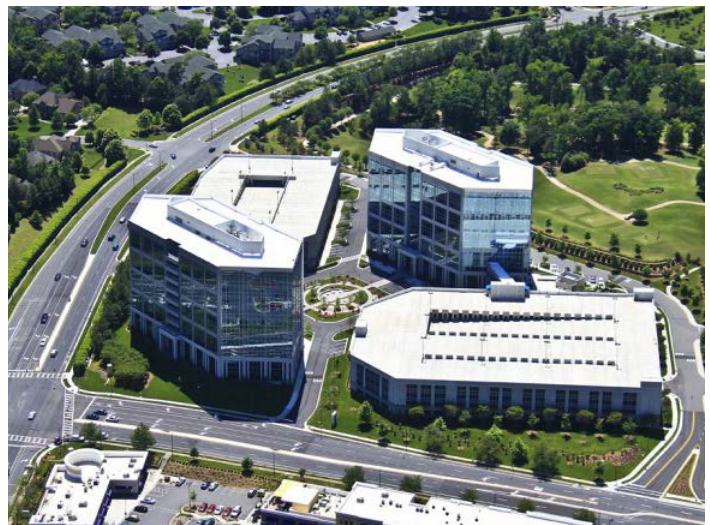
FOUNDRY
COMMERCIAL



OFFICE SPACE FOR SUBLEASE

PROPERTY FEATURES

- Class A, 10-story office building located within Ballantyne Corporate Park
- Considerable amenities located within walking distance from the building
- Full 8th floor available – 28,421 SF
- Sublease term through September 30, 2026.
- Space is currently “partially” constructed, providing a subtenant with an opportunity to have considerable design/layout flexibility, and select finishes and colors
- Tenant improvement dollars are available in certain scenarios
- **Reduced Rental Rate – \$26.50 PSF Full Service**



For more information, please contact:

BRIAN BRTALIK

704.705.3866

brian.brtalik@foundrycommercial.com

LANDON FUNSTEN

704.319.5070

landon.funsten@foundrycommercial.com

FOUNDRY
COMMERCIAL

121 West Trade Street

Suite 2500

Charlotte, NC 28202

Although the information contained herein was provided by sources believed to be reliable, Foundry Commercial makes no representation, expressed or implied, as to its accuracy and said information is subject to errors, omissions or changes.

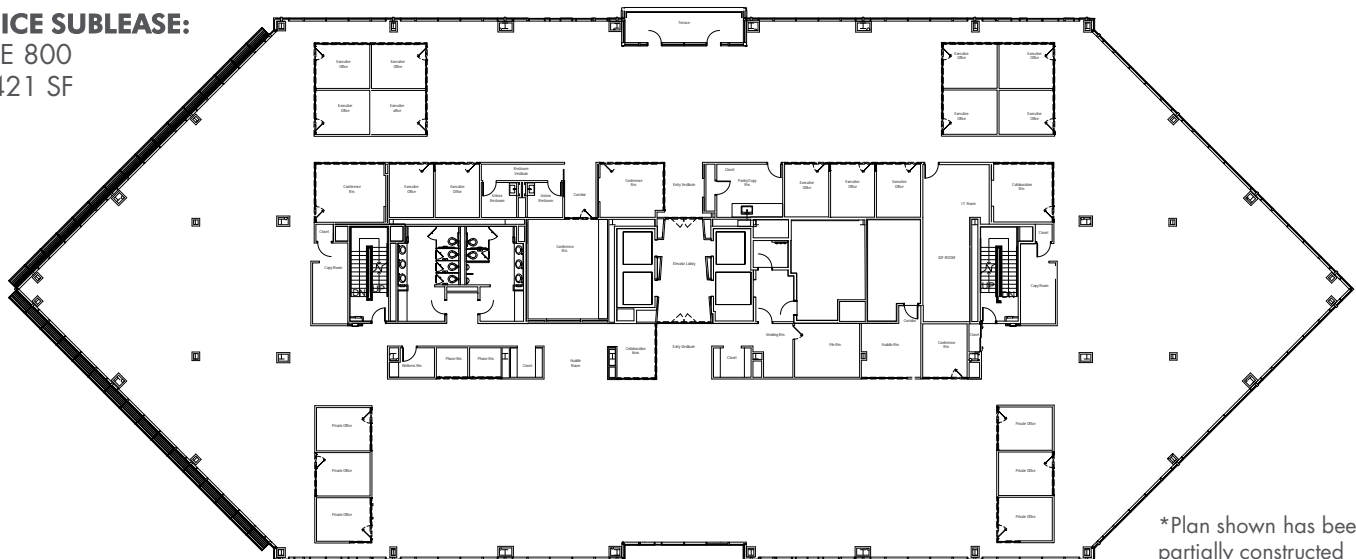
foundrycommercial.com

WOODWARD BUILDING

11215 NORTH COMMUNITY HOUSE ROAD, CHARLOTTE, NC 28277



OFFICE SUBLEASE: SUITE 800 28,421 SF



*Plan shown has been
partially constructed

For more information, please contact:

BRIAN BRTALIK

704.705.3866

brian.brtalik@foundrycommercial.com

LANDON FUNSTEN

704.319.5070

landon.funsten@foundrycommercial.com

FOUNDRY
COMMERCIAL

121 West Trade Street

Suite 2500

Charlotte, NC 28202

Although the information contained herein was provided by sources believed to be reliable, Foundry Commercial makes no representation, expressed or implied, as to its accuracy and said information is subject to errors, omissions or changes.

foundrycommercial.com